



Alphington

Suburb Report



Your connection to property insights



JellisCraig

ALPHINGTON SUBURB REPORT

Median house price¹

Median

\$1.88m

Quarterly price change

6.23% ↑

Median unit price¹

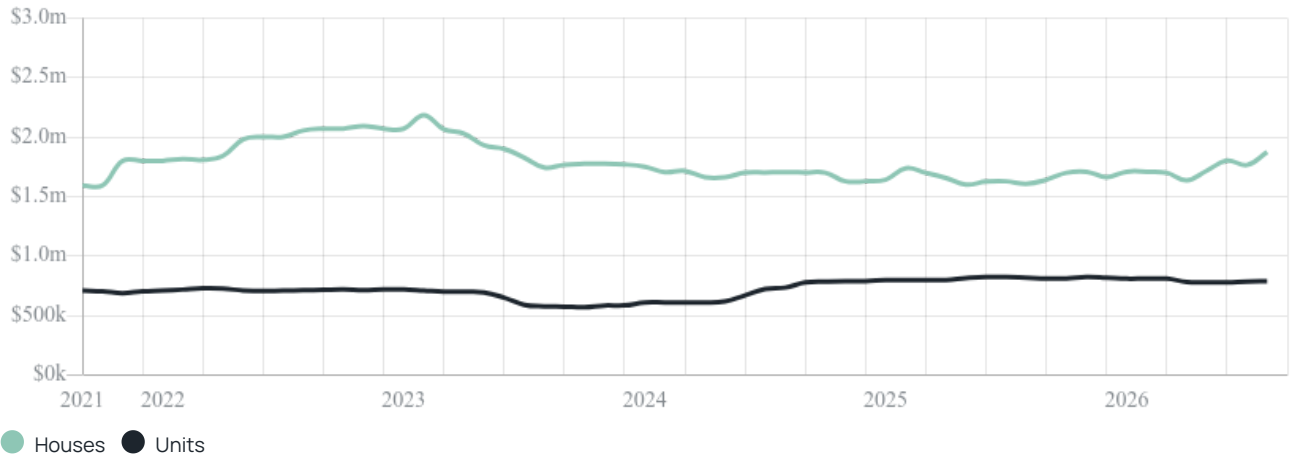
Median

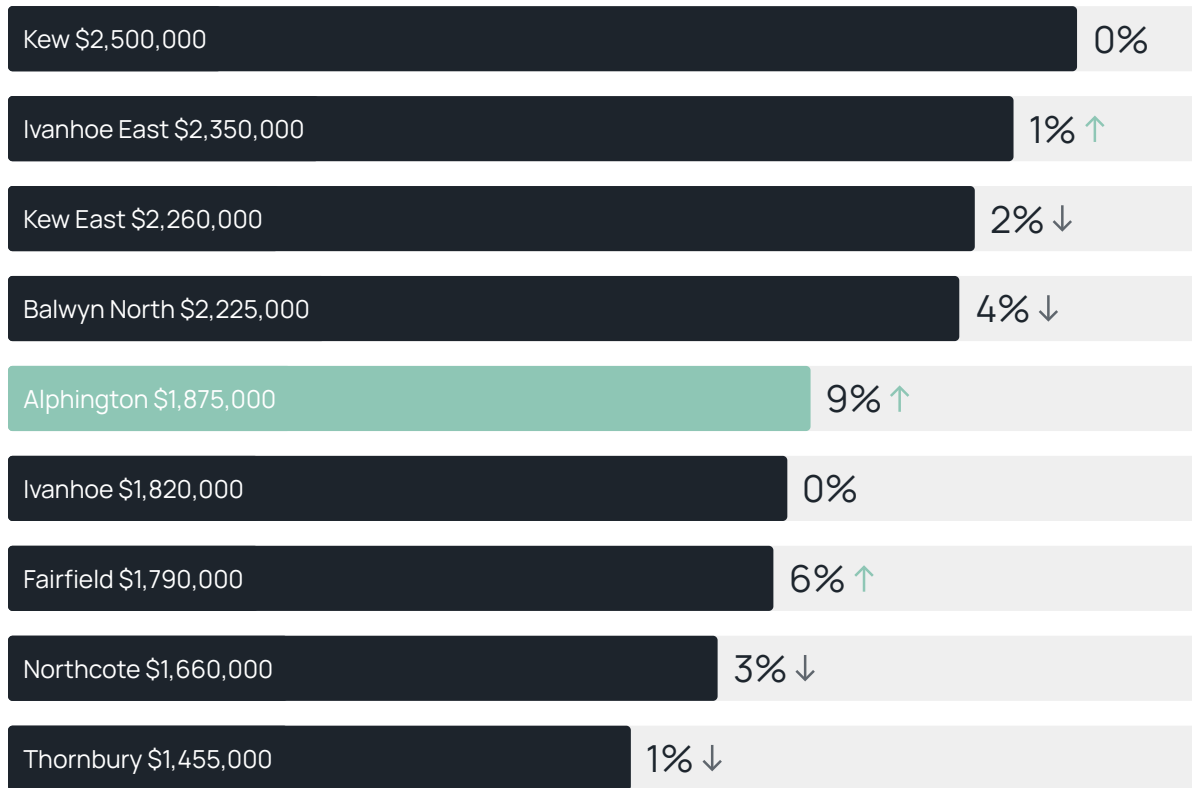
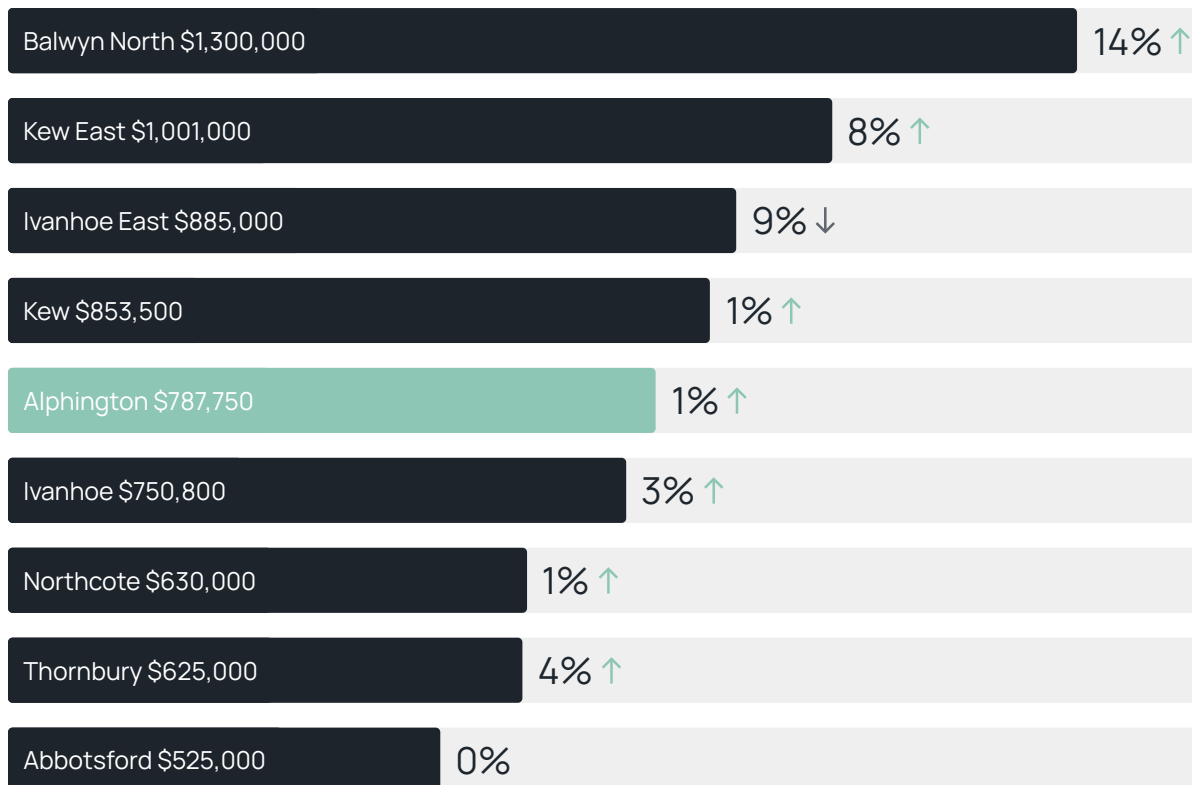
\$788k

Quarterly price change

0.29% ↑

Alphington quarterly median property prices¹



Median house price¹Median unit price¹

Sale method²

● Auction 21%
● Private 79%

Auction clearance rate³

66.67%

Median days on market³

House

Unit

28 days

35 days

Jellis Craig average inspection attendance per listing⁴

30 groups

Average hold period¹

House

Unit

14.9 years

12.7 years

Dwelling type⁵

● Houses 70% ● Units 30%

Ownership⁵

● Owned outright 33% ● Mortgaged 33% ● Rented 34%

Population⁵

5,702

Median asking rent per week¹

Unit

\$850

\$550

Population growth⁵

12.24%

Rental yield¹

House

Unit

2.9%

4.35%

Median age⁵

39 years

Median household size⁵

2.4 people

Recent Alphington sales²

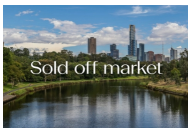
Discover a snapshot of the most recent results for this suburb, to view the full 12 months of sales history, please go to jellisraig.com.au/suburb-reports

Address	Bedrooms	Type	Price	Sold
 62 Fulham Road Alphington	0	Residential_land	\$1,355,000	30 Sep 2026
 611/626 Heidelberg Road Alphington	1	Apartment	\$467,500	25 Sep 2026
 4 Naroon Road Alphington	4	House	\$1,950,000	21 Sep 2026
 26 Ross Street Alphington	4	House	\$4,200,000	21 Sep 2026
 219/626 Heidelberg Road Alphington	2	Apartment	\$814,000	15 Sep 2026
 25 Kelvin Road Alphington	3	House	Undisclosed	12 Sep 2026
 3/64 Grange Road Alphington	2	Townhouse	\$940,000	02 Sep 2026
 2/23 Grange Road Alphington	2	Townhouse	Undisclosed	30 Aug 2026
 2/35 Coate Avenue Alphington	2	Townhouse	Undisclosed	30 Aug 2026
 201/21 Rex Avenue Alphington	2	Apartment	\$810,000	29 Aug 2026

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Address	Bedrooms	Type	Price	Sold
 509 Heidelberg Road Alphington	3	House	\$1,100,000	27 Aug 2026
 7/60 Yarralea Street Alphington	1	Apartment	\$396,200	27 Aug 2026
 5/45 Broomfield Avenue Alphington	1	Apartment	\$375,000	19 Aug 2026
 204/17 Rex Avenue Alphington	1	Apartment	\$465,000	19 Aug 2026
 5/96 Grange Road Alphington	2	Townhouse	\$766,300	11 Aug 2026
 43 Keith Street Alphington	3	House	\$1,960,000	08 Aug 2026
 1/23 Coate Avenue Alphington	2	Unit	\$826,000	08 Aug 2026
 35 Beckwith Avenue Alphington	4	House	\$1,660,000	06 Aug 2026
 31B Shiers Street Alphington	3	House	\$1,750,000	04 Aug 2026
 9/40 Yarralea Street Alphington	1	House	\$330,000	31 Jul 2026

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Address	Bedrooms	Type	Price	Sold
 18 Mussen Place Alphington	4	Townhouse	\$1,635,000	31 Jul 2026
 4/50 Austin Street Alphington	2	Unit	Undisclosed	25 Jul 2026
 95 Parkview Road Alphington	3	Townhouse	\$1,500,000	14 Jul 2026
 9/150 Grange Road Alphington	1	Unit	\$348,000	08 Jul 2026
 46 Shiers Street Alphington	3	House	Undisclosed	07 Jul 2026
 6/15 St Bernards Road Alphington	1	Apartment	Undisclosed	04 Jul 2026
 12 Welsh Way Alphington	3	Townhouse	\$1,045,000	03 Jul 2026
 2 Hemingway Place Alphington	3	Townhouse	\$1,050,000	29 Jun 2026
 94 Yarralea Street Alphington	4	House	\$2,065,000	18 Jun 2026
 5/150 Grange Road Alphington	1	Apartment	\$275,000	18 Jun 2026



Jellis Craig Fitzroy
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Jellis Craig acknowledges and pays our respects to the Bunurong People, the Wadawurrung People, the Dja Dja Wurrung People and the Wurundjeri People as the Traditional Owners and original custodians of the lands on which Jellis Craig operates.

Data is current as of PDF generation date 01/10/2026

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1. Victorian Data, updated monthly for the past 12 months
2. Victorian Data, updated daily for the past 12 months
3. Victorian Data, updated daily for the past Saturday's auctions
4. Jellis Craig's average inspection attendance per listing (houses) for the past 12 months
5. 2021 ABS Census

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